

# Mountain Lane Farm, Inc

11 Stone Lane  
Temple, NH 03084  
603-554-7217  
Heather White

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## Half-Lease Agreement

### Lessee:

Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

Phone: \_\_\_\_\_ Cell: \_\_\_\_\_

In consideration for participating in the Mountain Lane Farm Horse Half-Lease Program, I hereby agree to the following.

### Description of Horse:

Name: \_\_\_\_\_, hereinafter referred to as "the horse"

Age: \_\_\_\_\_ Height: \_\_\_\_\_ Sex: \_\_\_\_\_ Color: \_\_\_\_\_

Breed: \_\_\_\_\_ Reg. /Tattoo#: \_\_\_\_\_

Allergies: \_\_\_\_\_

### Term of Lease:

This half-lease agreement is a month to month agreement and either party may terminate this Agreement by giving the other party two (2) weeks, or fourteen (14) days' notice. Any violation of this lease by the Lessee will cause immediate termination.

Lease Start Date: \_\_\_\_\_

2 Rides per week ... \$150 per month

3 Rides per week ... \$250 per month

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## 1. Lease Entitlements:

The Lessee acknowledges that this lease entitles them to the following:

**A. Up to \_\_\_\_ rides per week:** (to be scheduled in advance). I understand that these rides can accumulate, and can be made up if unable to ride. Rides may occasionally be rescheduled during the week at the discretion of the Lessor in advance, if the horse will be unavailable during regularly scheduled time. Lessee understands that they are leasing the above named horse and will ride said horse during their scheduled rides unless instructed by Lessor to ride a different horse (i.e.: leased horse is unavailable, lame or ill). All rides will be on the farm, in the outdoor riding rings, the indoor riding ring, or on the trails available, (Mountain Lane Farm's neighbors generously offer their property for "off-farm" trail riding, please respect their land so that we can continue to do so). The duration of the rides will not exceed two (2) hours. I agree to thoroughly cool down the horse after each ride and put him/her away clean and dry.

**B. Use of tack and equipment:** Saddles, saddle pads, bridles, protective horse boots, blankets, brushes/grooming tools, halters and lead ropes are provided by the Lessor or you may provide your own. If using farm equipment, Lessee agrees to maintain the condition and repair of said equipment and return the equipment to its place after each ride. If using personal equipment Lessee may have access to a tack room for storage. Lessee agrees to leave the stable as they found it. This includes discarding any horse manure that the leased horse may leave in the main aisles or elsewhere in the facilities.

**C. Horse care:** Full board (daily feed, stall cleaning, turn-out), routine veterinary care, worming and maintenance of feet will be provided by the Lessor, Mountain lane Farm.

## 2. Appropriate riding apparel:

Lessee understands that *sneakers, sandals, and restricting clothing* are not appropriate riding apparel and will not wear them while riding or around the facilities near any of the horses. Lessee will wear appropriate footwear, (*paddock boots, tall boots or shoes with a low heel*) and provide their own protective headgear.

## 3. Sole Owner of the Horse:

The Lessor is the sole owner of the leased horse and has complete authority regarding care and use of this horse by the Lessee. The horse is and shall remain the sole property of the Lessor. Mountain Lane Farm also has sole ownership and/or responsibility of other horses at the stable and has the sole power of authority to allow another horse to substitute for a ride if the leased horse is unavailable.

## 4. Emergency Care:

In the case of the need for emergency and/or major veterinary care, if the horse experiences an injury or medical issue as a result of the Lessor's care (i.e., colic or thrush), the Lessor will take on the entirety of the expenses for the needed emergency veterinary care. If the injury or medical issue is the result of the Lessee's actions (i.e., severe injury due to poor judgement or irresponsible use), the Lessee agrees to split the cost of the needed emergency veterinary care with Mountain Lane Farm, each paying equal halves.

## 5. Right to Inspection:

The Lessor has the right at any time, in person or by authorized agent, to inspect the horse to determine if the horse is being properly cared for, treated with respect, and is in good health. The Lessor reserves the right to terminate this agreement immediately if the horse is not being properly cared for by the Lessee.

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## 6. Payment:

The Lessee agrees that in payment for the rights to said horse, the Lessee will pay the following rates:

**A. Fees:** In consideration of \$ \_\_\_\_\_ per horse per month paid by the Lessee in advance on the first day of each month, the Lessor agrees to lease to the lessee the herein described horse(s) on a month to month basis.

*Notice of Termination will be given at least two weeks prior to cancellation. Partial months lease shall be paid on a pro-rated basis, based on the numbers of days leased in a standard 30 day month.*

**B. Payable To:** Payment is accepted in the form of cash or check. All payments must be made payable to Mountain Lane Farm.

## 7. Hold Harmless:

Lessee hereby agrees to hold the Lessor and Mountain lane Farm, and all affiliated with the stable, harmless from and against any and all claims, actions, damages, liability and expense in connection with the loss of life, third party claims, personal injury and or/damage to property arising out of Lessee's care and/or use of the horse.

IN SIGNING THIS LEASE, I ACKNOWLEDGE AND REPRESENT THAT I have read the foregoing, understand it and sign it voluntarily as my own free act and deed, no oral representations, statement or inducements, apart from the foregoing written agreement have been made; I am at least eighteen (18) years of age, and I am fully competent. I hereby further agree that this Waiver of Liability and Hold Harmless Agreement shall be construed in accordance with the laws of the State of New Hampshire.

## 8. Other Requirements or Notes:

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LESSOR / HORSE OWNER (SIGNATURE): \_\_\_\_\_ DATE: \_\_\_\_\_

LESSEE / HORSE LEASER (SIGNATURE): \_\_\_\_\_ DATE: \_\_\_\_\_

Lessee Parent/Guardian (Signature): \_\_\_\_\_ Date: \_\_\_\_\_

*\*If Lessee is under 18 years old\**